

Fax

EPA Region 5 Records Ctr.



226719

ComEd.

An Exelon Company

ENVIRONMENTAL SERVICESThree Lincoln Centre; 3rd Floor
Oakbrook Terrace, IL 60181-4260Date: March 10, 2003

To: Verneta Simon
Fax No: 312/353-9176
Location: USEPA
From: Neena Hemmady
Phone No: 630/576-6724
Subject: Legal description

FAX No: (630) 576-6351Transmittal Sheet Plus 3 Pages

If there are any questions or problems regarding this transmittal, please call (630-576-6732)

COMMENTS:

The first 2 pages (The Deed) is the current
substation property legal description.
Exhibit B is the newly purchased
property. I will send the Phase II once
I get it. Thanks - Neena

This communication and any of its attachments may contain Exelon proprietary information which is privileged, confidential or subject to copyright belonging to the Exelon family of companies. This communication is intended solely for the use of the individual or entity to which it is addressed. If you are not the intended recipient of this communication, you are hereby notified that any dissemination, distribution, copying or action taken in relation to the contents of and attachments to this communication is strictly prohibited and may be unlawful. If you have received this communication in error, please notify the sender immediately and permanently delete the original and any copy of this communication. Thank you.

60 62 529
Box 76DEED

21 763 337

RSI PREPARED

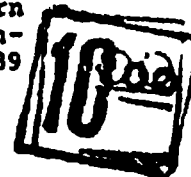
Grantor, ILLINOIS CENTRAL RAILROAD COMPANY,
an Illinois corporation having its principal place of
business at 135 East Eleventh Place, Chicago, Illinois
(hereinafter called "Grantor"), for the consideration
of \$648,000.00, the receipt and sufficiency of which
are hereby acknowledged, hereby grants, remises, releases,
aliens and conveys and specially warrants to COMMONWEALTH
EDISON COMPANY, an Illinois corporation having its
principal place of business at 72 West Adams Street,
Chicago, Illinois (hereinafter called "Grantee"), its
successors and assigns forever, all of the property
located in the City of Chicago, County of Cook, State of
Illinois, described as follows:

A parcel of land, being a part of the lands
lying east of and adjacent to that part of the
Southwest Fractional Quarter of Fractional Section
10, Township 39 North, Range 14 East of the Third
Principal Meridian, included within "Fort Dearborn
addition to Chicago, being the whole of the South-
west Fractional Quarter of Section 10, Township 39
North, Range 14 East of the Third Principal
Meridian" which parcel of land is located and
described as follows:

Commencing at the point of intersection of
the north line of E. Randolph Street, extended east,
with a southward extension of the east line of N.
Columbus Drive, as said N. Columbus Drive is defined
in the Amendatory Lake Front Ordinance passed by the
City Council of the City of Chicago on September 17,
1969, and running

Thence north along said southward extension and
along said east line of N. Columbus Drive, (said
southward extension and said east line being 914.041
feet, measured perpendicularly, east from and parallel
with the east line of N. Beaubien Court), a distance
of 461.178 feet to the point of intersection of said
east line with the north line of a strip of land, 66
feet wide, reserved for public utilities, (as defined
in said Amendatory Lake Front Ordinance), said point
of intersection being the point of beginning for said
hereinafter described parcel of land;

21 763 337

Home stands to be off-set after recording

-2-

Thence continuing north along said east line of N. Columbus Drive, a distance of 160.00 feet;

Thence east along a line perpendicular to said east line of N. Columbus Drive, a distance of 90.00 feet;

Thence south along a line which is parallel with said east line of N. Columbus Drive, a distance of 160.00 feet to an intersection with the north line of said strip of land reserved for public utilities; and

Thence west along said north line, a distance of 90.00 feet to the point of beginning; containing 14,400 square feet of land.

together with all and singular the hereditaments, easements and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issue and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the said Grantor, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances: TO HAVE AND TO HOLD the said premises as above described, with the appurtenances, unto the said Grantee, its successors and assigns forever, upon the terms and conditions hereinafter set forth; and the said Grantor warrants its title to the said premises against its acts, and against the acts of all parties claiming by, under or through it.

This conveyance is made and accepted subject to

A. General taxes, if any, for the year 1972 and subsequent years.

B. Terms and conditions of the Lake Front Ordinance passed by the City Council of the City of Chicago, Illinois, July 21, 1919, and effective July 31, 1919, and the subsequent amendments to date thereto, including, but not limited to, the amendments of October 24, 1929 and September 17, 1969.

21 753 337

Exhibit B**PARCEL 1A**

THAT PART OF THE LAND, PROPERTY AND SPACE LYING BELOW A HORIZONTAL PLANE HAVING AN ELEVATION OF 38.00 FEET ABOVE CHICAGO CITY DATUM AND LYING WITHIN THE BOUNDARIES PROJECTED VERTICALLY, OF THAT PART OF THE LANDS LYING EAST OF AND ADJOINING FORT DEARBORN ADDITION TO CHICAGO, SAID ADDITION BEING THE WHOLE OF THE SOUTHWEST FRACTIONAL QUARTER OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, BOUNDED AND DESCRIBED AS FOLLOWS:

COMMENCING AT A POINT ON THE EAST LINE OF N. COLUMBUS DRIVE (AS SAID N. COLUMBUS DRIVE WAS DEDICATED AND CONVEYED TO THE CITY OF CHICAGO BY INSTRUMENT RECORDED ON THE 5TH DAY OF JUNE 1972, AS DOCUMENT 21925615) SAID POINT BEING 461.18 FEET, AS MEASURED ALONG SAID EAST LINE, NORTH OF THE POINT OF INTERSECTION OF SAID EAST LINE WITH THE NORTH LINE OF EAST RANDOLPH STREET (AS SAID E. RANDOLPH STREET WAS DEDICATED AND CONVEYED TO THE CITY OF CHICAGO BY INSTRUMENT RECORDED ON THE 11TH DAY OF DECEMBER 1979, AS DOCUMENT 25276446) AND RUNNING

THENCE EAST ALONG A LINE PERPENDICULAR TO SAID EAST LINE OF N. COLUMBUS DRIVE, A DISTANCE OF 90.00 FEET TO THE POINT OF BEGINNING AT THE SOUTHWEST CORNER OF THE HEREINAFTER DESCRIBED LAND, PROPERTY AND SPACE;

THENCE NORTH ALONG A LINE PARALLEL WITH SAID EAST LINE OF N. COLUMBUS DRIVE, A DISTANCE OF 160.00 FEET;

THENCE EAST ALONG A LINE PERPENDICULAR TO THE LAST DESCRIBED LINE, A DISTANCE OF 90.00 FEET; THENCE SOUTH ALONG A LINE PARALLEL WITH SAID EAST LINE OF N. COLUMBUS DRIVE, A DISTANCE OF 160.00 FEET;

THENCE WEST ALONG A LINE PERPENDICULAR TO THE LAST DESCRIBED LINE, A DISTANCE OF 90.00 FEET TO THE POINT OF BEGINNING.

PARCEL 2:

EXCLUSIVE AND NON-EXCLUSIVE EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1, INCLUDING EASEMENTS FOR UTILITIES, EXCLUSIVE PARKING SPACES, MAINTENANCE OF EXISTING ENCROACHMENTS, ACCESS, EMERGENCY PEDESTRIAN EGRESS AND AIR INTAKE VERTICALLY APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 WITHIN THE COMED UTILITY EASEMENT AREA, THE COMED PARKING AND ACCESS EASEMENT AREA, AND OTHER DEFINED AREAS, ALL AS MORE PARTICULARLY DEFINED, DESCRIBED AND CREATED BY COM ED EASEMENT AGREEMENT DATED AS OF JUNE 26, 2002 AND RECORDED JULY 2, 2002 AS DOCUMENT 0020732346 MADE BY AND BETWEEN ASN LAKESHORE EAST LLC, LAKESHORE EAST PARCEL P LLC, AND COMMONWEALTH EDISON COMPANY.